

**BEFORE THE BOARD OF COUNTY COMMISSIONERS
OF LEWIS COUNTY, WASHINGTON**

IN THE MATTER OF: }
Accepting a bid on tax title property }
located off Slalom Way, Packwood }

RESOLUTION NO. 14-285

WHEREAS, the following described tax title property was conveyed to Lewis County by the County Treasurer following an unsuccessful attempt to sell the property at public auction on January 24, 2014; and

Parcel No. 009800 435 000 approximately 1.02 acre as described below:

Tract C of Sixth High Valley as recorded in Volume 5 of Plats page 47-49, records of Lewis County Washington, being a portion of Section 10, Township 13 North, Range 9 East, W.M.

EXCEPT a portion of Tract C, Sixth High Valley Park as recorded in Volume 5 of Plats page 47-49, records of Lewis County Washington, described as follows:

BEGINNING at the Northeast corner of Lot 11, Block 3, Sixth High Valley Park; thence South 84°47'12" East parallel to the North line of Lot 10, Block 3, said subdivision, 60 feet; thence South 0°06'00" East, 83.79 feet to the North line of said Lot 10; thence North 84°47'12" West along said North line, 60 feet to the Southeast corner of Lot 11, said Block 3; thence North 0°06'00" West along the East line of said Lot 11, 83.79 feet to the true point of beginning.

Reserving unto the Grantor and its Assigns, a perpetual, non-exclusive easement over, on and across the above described property for the construction, maintenance, operation and repair of an access road to and revetment along the Cowlitz River:

WHEREAS, High Valley Country Club has now requested to purchase the property and has submitted a bid for \$775.00 which is higher than the minimum bid amount set by the County Treasurer at the last tax sale. Since the current bid was received within twelve months from the date of the attempted public auction, RCW 36.35.150 allows for the property to be disposed of by private negotiations providing that the final sale price is no less than the principal amount of unpaid taxes, \$761.89.

NOW, THEREFORE, BE IT RESOLVED that the aforesaid bid in the amount of \$775.00 for property located off Slalom Way, near Packwood, WA is accepted, subject to the conditions of LCC 3.30.390 and on the condition that a perpetual, non-exclusive easement be reserved to the County and its Assigns, over, on and across the above described property for the construction, maintenance, operation and repair of an access road to and revetment along the Cowlitz River. Also, that notice of the Board's intent to sell the property be given to the public as required by LCC 3.30.390. The Public Works Department is hereby directed to proceed with advertisement of the property for sale to the general public for the highest and best offer, providing that no offer be considered which is less than the principal amount of the unpaid taxes pursuant to RCW 36.35.150, and it be stipulated that Lewis County reserves the right to reject any and all offers if no bid is received that is determined to be the higher and better offer.

Purchaser shall have five days from the end of the required publication period to pay for the property in cash or by cashier's check. Upon payment to the County Treasurer in the Courthouse, Chehalis, Washington, a Treasurer's Deed will be issued for said property. The Treasurer's Office will record said deed in the Official Volumes of the Lewis County Auditor. After recording, the original deed will be sent to the purchaser.

All proceeds shall be justly apportioned to the various funds existing at the date of sale in the territory in which such property is located, according to the tax levies of the year in process of collection.

The County reserves the right to reject any and all bids.

DONE IN OPEN SESSION this 3rd day of November, 2014.

ATTEST:

Cathy Hallem for
Karri Muir, CMC, Clerk of the Board
of County Commissioners



BOARD OF COUNTY COMMISSIONERS
LEWIS COUNTY, WASHINGTON

F. Lee Grose
F. Lee Grose, Chair

Edna J. Fund
Edna J. Fund, Vice Chair

P.W. Schulte
P.W. Schulte, Commissioner

APPROVED AS TO FORM:
Jonathan L. Meyer, Prosecuting Attorney

By: [Signature]
Civil Deputy

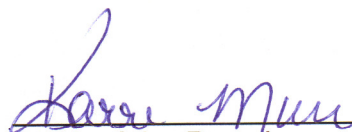
NOTICE

NOTICE IS HEREBY GIVEN that the Board of County Commissioners, Lewis County, Washington, intends to sell tax parcel 009800435000, consisting of 1.02 acres of property located off Slalom Drive, Packwood. The below described property was conveyed to Lewis County by the County Treasurer following an unsuccessful attempt to sell the property at public auction on January 24, 2014. High Valley Community Club has now requested to purchase the property, and has submitted a bid of \$775.00. Since no acceptable bids were received at the public auction of the property, and the current bid was received within twelve months from the date of the attempted public auction, RCW 36.35.150 allows for the disposal of the property by private negotiations providing that the final sale price is no less than the principal amount of the unpaid taxes, \$761.89. Notice of the Board's intent to sell the property is hereby given to the public as required by LCC 3.30.390, thereby providing an opportunity to compete for purchase by offer of more favorable price.

Purchaser shall have five days from the end of the required publication period to pay for the property in cash or by cashier's check. Upon payment to the County Treasurer in the Courthouse, Chehalis, Washington, a Treasurer's Deed will be issued for said property.

The County reserves the right to reject any and all bids.

DATED: November 3, 2014


Clerk of the Board
of County Commissioners

Publish: The Chronicle
November 4th and November 13th, 2014

Legal Description:

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EXCEPT a portion of Tract C, Sixth High Valley Park as recorded in Volume 5 of Plats page 47-49, records of Lewis County Washington, described as follows: BEGINNING at the Northeast corner of Lot 11, Block 3, Sixth High Valley Park; thence South $84^{\circ}47'12''$ East parallel to the North line of Lot 10, Block 3, said subdivision 60 feet; thence South $0^{\circ}06'00''$ East 83.79 feet to the North line of said Lot 10; thence North $84^{\circ}47'12''$ West along said North line 60 feet to the Southeast corner of Lot 11, said Block 3; thence North $0^{\circ}06'00''$ West along the East line of said Lot 11, 83.79 feet to the true point of beginning.

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